

Tamarron Homeowners Association, Inc.
Board of Directors Meeting
Tuesday, September 20, 2022 7:00 p.m.
Via Zoom

MEETING MINUTES

Members Present: Tom Adams, Gary Chrzastowski, James Eiermann, Dave Gentry, Bill Jones, Joanne Sabbagh and Dave Steel
Property Management Company: Carole Damon, Capital Realty, Inc.

Meeting was called to order at 7:02 p.m. by James Eiermann

Minutes:

- A. 1. The minutes from the August 17, 2022 regular board meeting were reviewed and discussed. A motion was made to accept the minutes as written.
Motion – Gary Chrzastowski Second – Bill Jones Passes

Financials:

- A. The financial reports were presented by Gary Chrzastowski. A motion was made to accept the reports as presented.
Motion – Bill Jones Second – Dave Gentry Passes

Committee & Neighborhood Reports:

- A. Tree Committee – the trees request from owners have all been looked at and a list has been sent to Blue Stone for a bid. Dave Steele thought there are 3 trees by 3632 Tamarron that need looked at.
B. Landscape Committee – the brick portion of the circle planter has been replaced. The limestone caps are on order.
C. Irrigation – 3802 and 3804 are not working.
D. Lawn Care – there are a yards in the Vista that need seeded and some erosion control.
E. Heights Update – things are good in the Heights. The family that had the fire has moved back into their house.
F. Village Update – there was a complaint that a snake got into a garage of a Village unit and that there are animal holes in the common area. This owner tends to leave their garage door open and may need to keep it closed more often. We don't have any other reports or issues with animals at this time but will watch for them.
G. Vista Update – things are going fine.

Unfinished Business:

- A. CCRs and Bylaws – a letter is going out to those who have not voted with a copy of the resolution. Carole will send a list of owners who haven't voted to the Board so they can collect ballots.
B. Rules and Regs – tabled until CCRs and Bylaws are passed.
C. Picnic – will be at University Elementary School. We'll need 7-8 tables and probably 30 chairs. The golf cart will be delivered to Tim Smith's house as they

will not pick it up until Monday. We'll get signs to put at the entrance to Tamarron to remind people about the picnic and at the school for directional to the shelter.

- D. Investments – Gary presented the investment policy. Tom said that Merrill Lynch is offering a CD through Chase Bank at 3.75% for 12 months. Action plan for next meeting – Board members need to read through the investment policy and bring any changes to the next meeting.

New Business: None

Exterior Alteration Requests: None

The Board adjourned the meeting at 8:16 p.m. by motion – Bill Jones and seconded by Joanne Sabbagh. Motion passed.